

Project(s): 07092(05)
Part of Parcel(s): 05 & 07

Bryan :County
Page 1 of 2

Pursuant to Title 69 Oklahoma Statutes (2021), Section 1001, the Oklahoma Department of Transportation offers the following property for sale by sealed bid to the highest bidder. Bid proposals sent by REGISTERED MAIL will be received through the Oklahoma Department of Transportation, Right-of-Way & Utilities Division on **July 13, 2023 until 1:00 PM CST**. Hand Delivered bids will be received at the Oklahoma Department of Transportation Building, Right-of-Way & Utilities Division, 200 N.E. 21st Street, Room 1-B7, Oklahoma City, Oklahoma 73105 on **July 13, 2023 until 1:30 PM CST**. The bids will be opened and immediately read publicly on **July 13, 2023 at 1:30 PM CST**. at the address above.

Description of Property:

A strip, piece, or parcel of land lying in part of the NW/4 of Section 9, T6S, R9E, in Bryan County, Oklahoma. Said parcel of land being described by metes and bounds as follows:

BEGINNING at the SW corner of said NW/4; thence N00°38'57"W along the West line of said NW/4 a distance of 115.08 feet to a point on the Present East Right-of-Way line of SH-78; thence N11°43'12"E along the Present East Right-of-Way line of SH-78 a distance of 331.82 feet; thence N06°16'10"E along the Present East Right-of-Way line of SH-78 a distance of 222.46 feet; thence N88°51'59"E a distance of 219.21 feet to a point on the East Right-of-Way line of the abandoned Missouri Pacific Railroad; thence S20°54'19"W along the East Right-of-Way line of the abandoned Missouri Pacific Railroad a distance of 714.81 feet to a point on the South line of said NW/4; thence S89°06'49" W along said South line a distance of 54.85 feet to said **POINT OF BEGINNING**.

Grantor reserves and excepts unto itself, its successors, and assigns any and all present **SECTION LINE RIGHT-OF-WAY** containing 0.06 acres, more or less, located along the West side of the above described property.

ALSO

A strip, piece, or parcel of land lying in part of Lots 6, 9, 10 and 13 of York Addition, a subdivision to Bryan County, Oklahoma in Section 9, T6S, R9E. Said parcel of land being described by metes and bounds as follows:

BEGINNING at the SE corner of said Lot 13; thence S88°51'59"W along the South line of said Lot 13 a distance of 54.34 feet to a point on the Present East Right-of-Way line of SH-78; thence N06°16'10"E along the Present East Right-of-Way line of SH-78 a distance of 86.26 feet; thence N01°55'19"E along the Present East Right-of-Way line of SH-78 a distance of 491.33 feet to a point on the Present West Right-of-Way line of Marigold Lane and the North line of said Lot 6; thence Southeasterly along the Present West Right-of-Way line of Marigold Lane and the East line of said Lot 6 on a curve to the right having a chord bearing of S38°46'16"E and having a radius of 48.98 feet an arc distance of 31.22 feet; thence S12°28'19"E along the Present West Right-of-Way line of Marigold Lane and the East line of said Lots 6 and 9 a distance of 147.53 feet; thence Southwesterly along the Present West Right-of-Way line of Marigold Lane and the East line of said Lots 9 and 10 on a curve to the right having a chord bearing of S07°59'30"W and having a radius of 776.33 feet an arc distance of 248.13 feet to a point on the Cul-de-Sac of said Marigold Lane; thence Southeasterly along said Cul-de-Sac and the East line of said Lot 10 and the North line of said Lot 13 on a curve to the left having a chord bearing of S11°22'52"E and having a radius of 20.00 feet an arc distance of 56.14 feet to a point on the East line of said Lot 13; thence S01°48'06"E along said East line a distance of 124.47 feet to said **POINT OF BEGINNING**.

ALSO

All of Lots 5, 7, 8, 11 and 12 of York Addition, a subdivision of Bryan County, Oklahoma.

Containing in both parcels 5.30 ac. (230,918 sq. ft.), more or less.

The Oklahoma Department of Transportation has set the **minimum bid** requirement at **\$92,750.00** for this sale. The parcel is being sold "**as is-where is**", with the buyer being responsible for their own due diligence in regards to zoning, licenses, permits, environmental, land uses, etc.

(Continued on next page)

Project(s): 07092(05)
Parcel(s): 05 & 07

Bryan :County
Page 2 of 2

Terms of the sale are ten percent (10%) of the bid price in **non-refundable certified funds** and must accompany each bid in the form of a bid deposit made payable to the "Oklahoma Department of Transportation." The balance of the successful high bid will be due in certified funds within thirty (30) calendar days after the approval by the Oklahoma Transportation Commission, and all **deposits submitted by non-successful bidders will be returned after said approval**. The successful high bidder will also be required to pay for any and all advertising costs associated with the sale of this land. After approval of the sale, an executed and recorded Quitclaim Deed will be mailed to the highest bidder. **IMPORTANT: LABEL THE OUTSIDE OF THE ENVELOPE WITH "SEALED BID"**.

All sales of surplus lands, or interests therein, is subject to the confirmation of the Oklahoma Transportation Commission. The Oklahoma Transportation Commission reserves the right to reject any and all bids.

All inquiries should be made to Frank V. Roesler III, Right-of-Way & Utilities Division, 200 N.E. 21st Street, Oklahoma City, Oklahoma 73105, or by calling (405) 521-2661

STATE OF OKLAHOMA, DEPARTMENT OF TRANSPORTATION - by Tim Gatz